



**MINUTES OF THE REGULAR MEETING OF THE CITY COUNCIL AND THE
COUNCIL SITTING AS THE REDEVELOPMENT AGENCY BOARD**

**Council Chamber in City Hall
68-700 Avenida Lalo Guerrero
Cathedral City, CA 92234**

WEDNESDAY, AUGUST 10, 2005

The Regular meeting of the City Council, also sitting as the Redevelopment Agency Board was called to order by Mayor DeRosa in the Council Chambers on August 14, 2005 at 3:05 p.m.

ROLL CALL:

Present: Council Members/RDA Board Members Marchand, Vasquez,
Mayor Pro Tem/RDA Vice Chairman Pettis, Mayor/Chairman DeRosa

Absent: Council Member/RDA Board Member England

Council Member Marchand moved to excuse Council Member England, motion seconded by Council Member Vasquez, motion carried 4-0.

Prior to the Closed Session Agenda, City Attorney Green advised the Council that there was an item of urgency that couldn't wait for a future meeting. Council Member Marchand moved to add the item to the Closed Session Agenda, motion seconded by Council Member Vasquez, motion carried 4-0

Mayor DeRosa opened public comments for anyone who wanted to speak on any Closed Session item. There were no requests to speak.

The regular meeting began at 6:40 p.m. and was opened by Mayor DeRosa.

Pastor Reverend Michael Coppersmith did the invocation. Mayor Pro Tem Pettis led the Pledge of Allegiance.

CLOSED SESSION AGENDA:

1. CONFERENCE WITH LEGAL COUNSEL- POTENTIAL LITIGATION pursuant to Government Code Section 54956.9, Subd. (b)
Number of Potential Cases: 3
2. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Keith Scott**)
Property Location: North of Buddy Rogers Avenue, between Pickfair

Street and Monty Hall Drive
APN# 687-472-005

Negotiating Parties: Cathedral City Redevelopment Agency and CK
Development Group Ltd.

Property Owner: Cathedral City Redevelopment Agency

Under Negotiation: Property Disposition

3. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to
Government Code Section 54956.8. (**Keith Scott**)
Property Location: 68-759 East Palm Canyon Drive
Negotiating Parties: Redevelopment Agency and B. Greco
Property Owner: Redevelopment Agency
Under Negotiation: Disposition of property and lease agreement
4. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to
Government Code Section 54956.8. (**Paul Shillcock**)
Property Location: South of East Palm Canyon, west of Perez Road
APN# 687-030-010
Negotiating Parties: Redevelopment Agency and CCC Properties, LLC
(O'Brien Automotive Team, Inc.)
Property Owner: Redevelopment Agency
Under Negotiation: Disposition of Property and Development Agreement
5. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to
Government Code Section 54956.8 (**Paul Shillcock**)
Property Location: East of Van Fleet Avenue, South of East Palm
Canyon, west of East Cathedral Canyon Channel and
north of "D" Street
Negotiating Parties: Redevelopment Agency and City Urban Revitalization
Corporation (CURC)
Property Owners: Redevelopment Agency
Under Negotiation: Disposition of Property
6. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to
Government Code Section 54956.8 (**Paul Shillcock**)
Property Location: East of the East Cathedral Canyon Storm Channel in
Designated Open Space Area.
APN #674-020-009 & 011 and 670-060-017 & 025
Negotiating Parties: Cathedral City Redevelopment Agency, Desert Cove
Golf Resorts, LLC and Barbara Lyons.
Property Owner: Cathedral City Redevelopment Agency
Under Negotiation: Property Disposition
7. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to
Government Code Section 54956.8. (**James Cleary**)
Property Location: South of "A" Street, north of "B" Street, east of Van
Fleet
APN# 687-221-005 and 006
Negotiating Parties: Cathedral City Redevelopment Agency and Mr. and
Mrs. Sam Stickles

- Property Owner: Mr. and Mrs. Sam Stickles.
Under Negotiation: Property Acquisition
8. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (**Charlene Sumpter**)
Property Location: Parcels just north of B Street and West of Van Fleet, East of Cathedral Canyon Drive and South of East Palm Canyon Drive
Negotiating Parties: Cathedral City Redevelopment Agency and Tri-Millennium Cathedral City LLC
Property Owner: Cathedral City Redevelopment Agency
Under Negotiation: Property Disposition
9. CONFERENCE WITH LABOR NEGOTIATOR pursuant to Government Code Section 54957.6
Agency Negotiator: Donald Bradley, City Manager
Represented Employees: 1) Cathedral City Police Fire Management Association (CCPFMA); 2) American Federation of State, County and Municipal Employees.
10. CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING LITIGATION pursuant to Government Code Section 54956.9, Subd. (a):
Case Name: Adrian J. Luna vs. City of Cathedral City, Steven S. Sowles, R. Guillaume
Superior Court of the State of California In and For the County of Riverside, Indio Branch
Case No. INC 052167
11. PUBLIC EMPLOYEE EVALUATION pursuant to Government Code Section 54957
Title of Position: City Attorney

CLOSED SESSION ANNOUNCEMENTS

City Attorney Charles Green advised that there were no reportable actions out of Closed Session, however, at the end of this meeting, the Council would adjourn to Closed Session to finish the agenda.

PUBLIC COMMENTS

Bill Cohen – Cathedral City. Mr. Cohen & Mrs. Cohen were both in attendance after a long period of time when Pam was in a nursing facility. The Council and audience gave Pam a warm welcome. Mr. Cohen was happy he “brought her home”. He is still looking for volunteers for the COPS, has T-Shirts to sell for \$16.00.

Greg Wetmore – Rancho Mirage. Mr. Wetmore is President and CEO of the Cathedral City Chamber of Commerce. The new member orientation will take place at the Holiday Inn Express tomorrow evening from 5:00 to 7:30 p.m. Also the regular Mixer will be on August 18 at the Mirage Inn on Country Club and Monterey Ave. The Big Buy Bonanza is scheduled for October 19 in Town Square.

Renee Crouch – La Quinta. Ms. Crouch was here about lot 23 in Vista Montana which is

CC/RDA MINUTES

AUGUST 10, 2005

Page 4

part of her fathers estate. She was concerned about a wall that was going to be erected on this lot. She was directed to staff for assistance.

Curtis Storm – Cathedral City. Dr. Storm also has a business in Cathedral City. He will be doing some fundraising for the Boys and Girls Club, giving some exams and x-rays free for a donation to Boys and Girls Cathedral City.

Seeing no one else wishing to speak Mayor DeRosa closed Public Comments.

AGENDA FINALIZATION

Mayor DeRosa advised that item #6 on the Consent Agenda will be pulled for discussion as requested by Council Member Marchand.

COUNCIL COMMENTS

Council Member Marchand advised that he sat in for Mr. England at the SunLine meeting, where there was discussion of the bus service around the COD campus and advised that without access to education, education loses meaning. As is he practice, tonight he wanted to adjourn, not only for the more that 1800 men and women who have lost their lives in Iraq, but he wanted us to remember the 60th anniversary of the surrender of Japan and the end of WWII. He requested 30 seconds of silence for this thought.

Mayor Pro Tem Pettis – spoke of the 1st Friday concert last week and the fact that we had two young people from the Karoke contest held at Boomers from 6-8 every Wednesday. He also advised that SCAG and SWCT will be holding a Bi-National hearing in El Centro on September 29th with regard to Global Competitiveness of the Mega Region. I will be chair of this hearing, and we would like as many as possible to travel to El Centro for this hearing. We will be talking about Interstate transportation, goods movement, security issues, structural and legislative financing options. Next Thursday the 18th I have the opportunity to represent the city in Riverside, Riverside Arts Council is recognizing high school students throughout the county who are participating in California Arts Scholars program in a four week residential summer program. One of our high school students Alexandra Elskin from CC High School is participating in this program and will be recognized by our City.

Mayor DeRosa advised that the Children's Discovery Museum was having a Kindergarden kick off program on Saturday the 27th from 2-6 p.m. and that Cathedral City Children are the biggest users of the Children's Discover Museum programs. Mayor DeRosa thanked the family in Panorama who wrote a letter complimenting Officers Rindell, Torres, Mach and Boyd. She asked Chief Henry to extend our appreciation. The Mayor reminded the audience that there are some brochures in the lobby in both English and Spanish about the City Council Meetings. The Mayor thanked the Staff and Chamber of Commerce for their efforts in assisting the businesses who were recently harmed by the Shopping Center fire. The owners are ready to pull permits to demolish the portion of the center that cannot be saved. This plus establishing electricity to the businesses that could reopen was done in record time. City Hall hours are M-Thur 6:30 a.m. and we are closed on Friday. Also the Police Department is open until 7:00 p.m M-Friday, and closes at 6:00 p.m. on Saturday.

MINUTES

The minutes of the regularly scheduled City Council/RDA Board meeting on Wednesday July 13, 2005 were approved as written.

PRESENTATIONS & PROCLAMATIONS

Mayor DeRosa presented a plaque to Don Martin for his 19 years in service on the occasion of his upcoming retirement. Mr. Martin worked in Public Works and also had an additional 1.5 years in service as a contract worker.

Donna St. Onge, Code Enforcement Officer, received a proclamation from the Mayor and City Council designating the month of August as purple ribbon month – a reminder to all to not leave children unattended in cars. The temperature in a car can rise 50 degrees over the outside temperature.

CONSENT AGENDA

Council Member Marchand moved approval of the consent agenda, with the exception of item #6, motion seconded by Council Member Vasquez, motion carried 4-0, with the exception of item # 9 wherein the vote was 3-1 with Council Member Marchand voting in the negative.

1. Approved demands in the aggregate amount of \$12, 127,716 for the month of July, 2005 **by Minute Order # 3937 and Minute Order # R-1033.**
2. Adopted proposed ordinances of the City Council for the City of Cathedral City, amending certain time limitations with respect to the Redevelopment Plan for Redevelopment Project Areas No. 1. and No. 2. **by Ordinance No. 605, and Ordinance No. 606.**
3. Approved a request for re-programming Community Development Block Grant (CDBG) funds in the amount of \$30,000 from remodel of Fire Station 411 to use for design and engineering of proposed new fire station 411 **by Minute Order # 3938.**
4. Receive and file final quarterly report from the Cathedral city Boys & Girls Club relative to Fiscal Year 2004-2005 Service Provider Agreement **by Minute Order # 3939.**
5. Approval of resolutions by the city Council for the City of Cathedral City and the Re-Development Agency, amending the 2005-2006 previously adopted operating budget, and the resolution of the City Council for the City of Cathedral City establishing the City's appropriations limit for fiscal year 2005-2006 **by Adoption of Resolution No. 2005-65, Resolution No. R-420, and Resolution No. 2005.66.**
6. Authorization to participate in the purchase of an armored rescue vehicle for use by

CC/RDA MINUTES

AUGUST 10, 2005

Page 6

the Police Department.

Item pulled for discussion. Police chief Stan Henry advised the purchase of this vehicle was made possible by a anonymous donation of \$100,000, \$15,000 from Sheriff Doyle, and the joint participation of the Palm Springs and Cathedral City Police departments addition of \$47,000 each. There was further discussion as to where the vehicle would be housed and the expected life of such a vehicle.

Mayor Pro Tem Pettis moved approval, motion was seconded by Council Member Marchand, motion carried by Roll Call Vote 4-0, by Minute Order # 3940.

7. Approved a Tentative Parcel Map 33574: a request to subdivide 0.76 acres into two lots. Located at 38745 Elna Way at the southwest corner of Elna Way and Grandview Avenue in the R1-12-LH Zone **by Minute Order # 3941.**
8. Confirmation of Mayor Pro Tem Pettis as the delegate, and Council Member Vasquez as the alternate, to the League of California Cities General Assembly meeting to be held in October, 2005 **by Minute Order # 3942.**
9. Confirmation of Mayor's appointments of members of the City Council to various boards, commissions, and committees **by Minute Order # 3943. See list attached to these minutes.**
10. Approved the three-party license agreement for the construction of the Desert Cove Golf Course in the East Cathedral Channel and the Whitewater Channel **by Minute Order # 3944.**
11. Approved the Desert Water Agency (DWA) standard agreement for construction and maintenance of water and sewer improvements related to the BCN Offsite Infrastructure Project between the City of Cathedral City and the Desert Water Agency **by Minute Order # 3945.**
12. Approval of the Sheraton Cove Hotel Property: :Parcel Map No. 32932: Authority for the Redevelopment Agency to make certain dedications and to sign the final map as owner; and the City council approval of the final parcel map and other actions as related thereto. Adopted **Resolution No. 2005-67** ordering the vacation' of all or portions of "B" street, "C" Street, Allen Avenue, Date Palm Drive, and two a alleys within the boundaries of parcel 1 of Parcel No. 32932, all located within the general area bounded on the west by Van Fleet Avenue, on the north by East Palm Canyon Drive, on the east by Date Palm Drive, and on the south by "D" Street and the east Cathedral Channel.
13. Approved the cooperative agreement with the Riverside Flood Control District and Palm Springs Classic, LLC, for the construction of storm drain lines 31 and 32 in tentative tracts 32557 and 32558, north of the Dream Homes area **by Minute Order # 3946.**

PUBLIC HEARINGS

14. Approval of proposed Disposition and Development Agreement (DDA) by and between the Redevelopment Agency and CCC Properties, LLC, relative to the establishment of two auto dealerships on East Palm Canyon Drive adjacent to the the Cathedral City Auto Center.

A report was given by Paul Shillcock, Economic Development Director.

Public Comments were opened and closed without comment.

Council Member Marchand moved approval of the DDA, motion seconded by Council Member Vasquez, motion carried 4-0 **by Resolutions R-421 and 2005-68.**

15. Approval of proposed Disposition and Development Agreement (DDA) with CK Development Group, Ltd. for the redevelopment of a 20,724 square foot lot north Of Buddy Rogers Avenue, between Pickfair Street and Monte Hall Drive, as an office/commercial building.

No questions from Council, Public Comments opened and closed without comment.

Council Member Marchand moved approval of the DDA, motion seconded by Mayor Pro Tem Pettis, motion carried 4-0 **by Resolutions No. R-422 and 2005-69.**

LEGISLATIVE ACTION(S)

16. Introduction of proposed ordinance of the City Council for the City of Cathedral City amending Cathedral City Municipal code section 9.08 and 9.25, which regulate Residential Land uses within the Downtown Residential Neighborhood District (DRN) with the city of Cathedral City.

There was a short report by Richard Malacoff.

Public Comments were opened and closed without comment.

Council Member Marchand moved approval, motion seconded by Council Member Vasquez, motion carried 4-0.

17. Receive and file status report regarding the sale of Safe and Sane Fireworks in the City of Cathedral City.

Robert Van Nortrick, Division Chief gave the report. There were no firm recommendations at this time, just statistics and clarification of any problems.

Public Comments were opened and closed without comment.

CC/RDA MINUTES

AUGUST 10, 2005

Page 8

Council Member Marchand moved acceptance and filing of report, motion seconded by Mayor Pro Tem Pettis, motion carried 4-0.

ADJOURNMENT

Hearing no further business to come before the Council, meeting was adjourned in memory as noted in page 4 of these minutes at 7:40 p.m. Council adjourned to Closed Session.

Council returned from Closed Session at 7:56 p.m. and City Attorney Charles Green advised there were no reportable actions out of closed session. Council then adjourned at 7:57 p.m.

Pat Hammers, CMC
City Clerk